



**Address:** [3201 HUTCHINSON ST](#)  
**City:** FORT WORTH  
**Georeference:** 26530-33-1  
**Subdivision:** MOODY, J M SUBDIVISION  
**Neighborhood Code:** 2M200B

**Latitude:** 32.8017475493  
**Longitude:** -97.330443624  
**TAD Map:** 2048-412  
**MAPSCO:** TAR-063A



Google Map or type unknown

This map, content, and location of property is provided by Google Services.

## PROPERTY DATA

**Legal Description:** MOODY, J M SUBDIVISION  
Block 33 Lot 1

**Jurisdictions:**

CITY OF FORT WORTH (026)  
TARRANT COUNTY (220)  
TARRANT REGIONAL WATER DISTRICT (223)  
TARRANT COUNTY HOSPITAL (224)  
TARRANT COUNTY COLLEGE (225)  
FORT WORTH ISD (905)

**State Code:** A

**Year Built:** 1980

**Personal Property Account:** N/A

**Agent:** CHANDLER CROUCH (11730)

**Protest Deadline Date:** 5/24/2024

**Site Number:** 01809490  
**Site Name:** MOODY, J M SUBDIVISION-33-1  
**Site Class:** A1 - Residential - Single Family  
**Parcels:** 1  
**Approximate Size<sup>+++</sup>:** 840  
**Percent Complete:** 100%  
**Land Sqft<sup>\*</sup>:** 7,500  
**Land Acres<sup>\*</sup>:** 0.1721  
**Pool:** N

<sup>+++</sup> Rounded.

<sup>\*</sup> This represents one of a hierarchy of possible values ranked in the following order: Recorded, Computed, System, Calculated.

## OWNER INFORMATION

**Current Owner:**  
HUMPHRIES RANDY DON  
**Primary Owner Address:**  
6447 PEDEN RD  
FORT WORTH, TX 76179-9263

**Deed Date:** 10/13/2012  
**Deed Volume:** 0000000  
**Deed Page:** 0000000  
**Instrument:** [D212311393](#)

Previous Owners	Date	Instrument	Deed Volume	Deed Page
HUMPHRIES BETTY	12/30/1992	00108980000859	0010898	0000859
SECRETARY OF HUD	10/2/1991	00104370001413	0010437	0001413
CAPITOL MORTGAGE BANKERS INC	10/1/1991	00104050001060	0010405	0001060
ESTRADA ARTURO S	6/9/1989	00000000000000	0000000	0000000
SECRETARY OF HUD	5/4/1988	00092820000497	0009282	0000497
NORTH AMERICAN MORTGAGE CO	5/3/1988	00092580001208	0009258	0001208
JONES CHARLES F	7/26/1985	00082550001810	0008255	0001810
TIPI NO 1	4/11/1984	00077960001025	0007796	0001025
MELODY HOME MANUFACTURING CO	12/31/1900	00000000000000	0000000	0000000

## VALUES

This information is intended for reference only and is subject to change. It may not accurately reflect the complete status of the account as actually carried in TAD's database. [Tarrant County Tax Office Account Information](#).

Year	Improvement Market	Land Market	Total Market	Total Appraised <sup>+</sup>
2025	\$80,741	\$49,500	\$130,241	\$130,241
2024	\$95,212	\$49,500	\$144,712	\$144,712
2023	\$140,975	\$37,500	\$178,475	\$178,475
2022	\$104,561	\$13,000	\$117,561	\$117,561
2021	\$72,000	\$13,000	\$85,000	\$85,000
2020	\$72,000	\$13,000	\$85,000	\$85,000

Pending indicates that the property record has not yet been completed for the indicated tax year.

+ Appraised value may be less than market value due to state-mandated limitations of value increases.

## EXEMPTIONS / SPECIAL APPRAISAL

There are no exemptions for this property

Per Texas Property Tax Code Section 25.027, this website does not include exemption information indicating that a property owner is 65 years of age or older for unauthorized individuals.